

SNAPSHOT of HOME Program Performance--As of 09/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Portland**

State: **ME**

PJ's Total HOME Allocation Received: **\$9,945,660**

PJ's Size Grouping*: **C**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State: 2			
% of Funds Committed	96.35 %	94.20 %	1	94.94 %	64	66	
% of Funds Disbursed	95.02 %	89.23 %	1	84.35 %	88	90	
Leveraging Ratio for Rental Activities	11.03	11.04	1	4.59	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	92.63 %	78.86 %	1	81.38 %	36	44	
% of Completed CHDO Disbursements to All CHDO Reservations***	81.58 %	61.33 %	1	68.05 %	68	71	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	79.57 %	79.28 %	1	79.65 %	36	36	
% of 0-30% AMI Renters to All Renters***	43.40 %	40.64 %	1	44.76 %	45	46	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	92.77 %	93.23 %	2	94.31 %	24	24	
Overall Ranking:			In State:	1 / 2	Nationally:	71	73
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$19,077	\$19,006		\$25,245	235 Units	41.20 %	
Homebuyer Unit	\$25,887	\$26,398		\$14,395	113 Units	19.80 %	
Homeowner-Rehab Unit	\$11,340	\$11,875		\$20,186	223 Units	39.10 %	
TBRA Unit	\$0	\$657		\$3,142	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Portland ME

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$109,658	\$95,498	\$13,106
State:*	\$81,745	\$97,352	\$17,590
National:**	\$88,539	\$71,594	\$22,853

CHDO Operating Expenses:
(% of allocation)

PJ: 0.3 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.9

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	76.5	89.4	90.5	0.0
Black/African American:	17.2	5.3	7.2	0.0
Asian:	0.9	0.9	0.9	0.0
American Indian/Alaska Native:	0.0	0.0	0.5	0.0
Native Hawaiian/Pacific Islander:	0.0	0.9	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.5	0.9	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	2.3	1.8	0.9	0.0

ETHNICITY:

Hispanic	2.7	0.9	0.0	0.0
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HOUSEHOLD SIZE:

1 Person:	47.5	37.2	46.8	0.0
2 Persons:	19.0	23.0	27.0	0.0
3 Persons:	15.4	15.0	10.8	0.0
4 Persons:	7.7	13.3	7.7	0.0
5 Persons:	4.1	5.3	4.1	0.0
6 Persons:	3.6	3.5	2.7	0.0
7 Persons:	0.9	1.8	0.0	0.0
8 or more Persons:	1.8	0.9	0.9	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	45.2	38.9	28.8	0.0
Elderly:	9.0	0.0	35.6	0.0
Related/Single Parent:	17.6	31.9	15.3	0.0
Related/Two Parent:	18.6	23.9	16.7	0.0
Other:	9.5	5.3	3.6	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	21.3	0.9 [#]
HOME TBRA:	0.0	
Other:	23.1	
No Assistance:	55.7	

of Section 504 Compliant Units / Completed Units Since 2001 27

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Portland State: ME Group Rank: 71
(Percentile)
State Rank: 1 / 2 PJs Overall Rank: 73
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	92.63	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	81.58	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	79.57	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	92.77	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	1.37	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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